

**COMMITTEE ON PLANNING & DEVELOPMENT**  
(Standing Committee of Berkeley County Council)

**Chairman:** Mrs. Cathy S. Davis, Council Member District No. 4

A meeting of the **COMMITTEE ON PLANNING & DEVELOPMENT**, Standing Committee of Berkeley County Council, was held on **Monday, April 11, 2011**, in the Assembly Room of the Berkeley County Administration Building, 1003 Highway 52, Moncks Corner, South Carolina, at 8:46 p.m.

**PRESENT:** Chairman Cathy S. Davis, Council District No. 4 Committee Member Phillip Farley, Council District No. 1; Committee Member Timothy J. Callanan, Council District No. 2; Committee Member Steve C. Davis, Council District No. 8; County Supervisor Daniel W. Davis, ex officio; Ms. Nicole Ewing, County Attorney; and Ms. Barbara B. Austin, Clerk of County Council. Committee Member Dennis L. Fish, Council District No. 5 was excused.

**ALSO PRESENT:** Mr. Robert O. Call, Jr., Council District No. 3, ex officio; Mr. Jack Schurlknight, Council District No. 6, ex officio; Mr. Caldwell Pinckney, Jr., Council District No. 7, ex officio.

In accordance with the Freedom of Information Act, the electronic and print media were duly notified.

Chairman C. Davis: "I'd like to call the Planning and Development meeting to order at this time. First on the agenda tonight is the approval of minutes from May 11, 2010."

Committee Member P. Farley: "So move."

Committee Member C. Pinckney: "Second."

Chairman C. Davis: "I have a motion and a second. Are there any corrections? (No Response) Hearing none, all in favor, say 'Aye'. (Ayes) Opposed? (No Response). The minutes stand approved as presented."

It was moved by Committee Member P. Farley and seconded by Committee Member C. Pinckney to **approve** the minutes as presented. The motion passed by unanimous voice vote of the Committee.

**A. Consideration** prior to **First Reading** of an **ordinance** adopting the **2010 Comprehensive Plan update** for the County of Berkeley, pursuant to the State of South Carolina Comprehensive Planning Enabling Act of 1994.

[Staff recommended approval]

[Planning Commission recommended approval – Resolution Attached]

Chairman C. Davis: "Eric?"

Mr. Eric Greenway: "Ok this is an item that's been going on since my arrival here in Berkeley County in November 2008. We're a little behind on our schedule but just like with the mining amendment it's better to get it right than to rush through it and not do something, or do something that's not appropriate. So according to State Law we have to complete a major overhaul of Comp Plan every ten years so this will be our 2010 Comprehensive Plan update of the Berkeley Dorchester Charleston. The Council of Governments facilitated the rewrite and the Berkeley County Planning Commission was very actively involved and I'm going to turn the podium over to Mr. Southard here in a moment to say a little bit more about that particular issue. When we started this process back in 2008 the Planning Commission came up with five guiding principles that would set the stage for what the Comp Plan would attempt to address for the next twenty years here in the County. Those being (reading from power point) Protect and promote distinctive, diverse communities (esp. housing); Manage infrastructure systems effectively and expand efficiently. Respect and enhance historical and natural resources...And improve public access to them. Make recreational – both active and passive – opportunities available county-wide. Clear, fair plan implemented through simplified codes with predictable, streamlined process and costs. As a result of that we sent you all a big book. I thought about reading all of that to you this evening but I realize that we also have the mining amendment on the agenda and I decided against that so from that particular planning standpoint I probably was pretty effective but I do want to go over this with you real quick because this is something that you all will be dealing with if this plan is adopted for many years to come. This is the Land Use Plan Map the future Land Use Plan map and basically this is a little planning 101. Whenever you look at any land use plan map you'll notice various colors that mean the same thing. If you see dark green there's not much happening there from a development standpoint. Not much is planned to happen there. If you see light green a little bit more is gonna happen there but not much more. If you see yellow or orange that's where your housing is going to be located; the orange that it is the more density that is allowed there. If you see red or red stars, dots, corridors, things like that those are areas where commercial activity is going to occur in some form. If you see purple or blue or some variation thereof Mr. Carson, our County Engineer, told us that was planner lavender on the map there so...you know lavender is just as good as anything else I guess but that is our industrial, wide industrial employment nodes that we're recommending and where those would be located. I'll answer any questions you have about that map. We've looked at this thing many times. There's some neighborhood centers located in appropriate locations there. Some town centers down around Daniel Island, on Daniel Island. Carnes Crossroads, the Parks of Berkeley, up around Moncks Corner and then you have some rural crossroads and some neighborhood commercial villages and things like that, that are dispersed throughout the County. If you....that's all I have unless you all have any questions for me I'll be glad to answer any of those."

Committee Member S. Davis: "Could we just move this for first reading at this time?"

Mr. Eric Greenway: "This is just for first reading. The Planning Commission has adopted a resolution as required by State Law I think that was in your packet. I'm going to turn it over to Mr. Southard now if you don't mind. While he is coming up I want to say one thing that I don't get an opportunity to say very often about these folks. They have a difficult situation that they have to deal with month in and month out; the development of this comp plan dealing with the

items that they have to deal with from amendments and re-zonings and things like that. They had put in a lot of work and a lot of effort and an example for planning commissions for counties in this state, they are all committed. Many of them attended two meetings a month for a couple of years. Some of them, many of them even came in and said look, we want to get this thing done so we want to come in and have extended hour workshops and come in at 3:00 and work until...work 5 or 6 hours on this particular comp plan item and they did that two or three times since I came here and I just wanted you all to know that you ought to be proud of your appointments to the Planning Commission and I'm proud to be able to work with them and I'm going to turn it over to Mr. Southard now."

Mr. Edward Southard: "I was going to...Thank you, my name Eddie Southard. I live here in Moncks Corner I was going to say the same thing Mr. Greenway said...(referring to persons in audience) If y'all would stand up the ones on the Planning Commission that is still with us tonight, I think one or two of them had to leave. Ms. Hoover is sitting back here. Ms. Hoover and Mr. Evans served on both of these Committees. They've been on Comprehensive Plan for two years and on that Mining Commission for a year so they've been meeting...Robert in case you don't believe where Lynn's been she's been going to meetings for two years now at least 3 or 4 times a month. Thank you. You can be, like Eric said, you can be proud of who ever you appointed because they are very conscientious, very dedicated people that do an outstanding job and it's a pleasure for me to work with them. Eric led us through this process with the Comprehensive Plan like you said we started two years ago. Supposed to have been through a year ago and we got side tracked on some other stuff but Eric with COG... and I think the next ten years or five years when we do the review we won't need COG. I think Mr. Greenway can do it on his own without us needing to contract out any services. He did excellent; with the Mining Commission and with the Comprehensive Plan. We had a lot of public hearings. We had them in almost every school from St. Stephen to Cainhoy to College Park to Stradford to Canebay to this facility right here so we had more of the public hearings than were required. We had representatives from the Planning Commission was at every meeting, every public hearing we had and tried to answer as many questions as we could. This....I'll be honest with you; this Comprehensive Plan wasn't as much fun as that Mining Commission. That Mining Commission was fun because it got contentious. But this not a lot of fun right here it's just something that has to be done that you take very seriously. I think we've got one more....don't we have to have one more public hearing Eric, here? I think we'll probably have to have one more I think but unless you've got any questions that's all I've got and we're just glad to wrap it up."

Committee Member P. Farley: "I just want to add they've done a wonderful job and I mean they have really put in the hours and I can't thank y'all enough for all that you do. Thank you."

Mr. Edward Southard: "Mr. Farley was at all the Mining Commission meetings also."

Committee Member P. Farley: "I missed three."

Mr. Edward Southard: "I meant to say that earlier. Did you?"

Committee Member P. Farley: "Two or three."

Mr. Edward Southard: "And I missed one I think and he and I both were there for all the meetings. If you have any questions I'll try to answer it if not that's all I've got."

Chairman C. Davis: "Thank you Mr. Southard. I too would like to express my appreciation for the Planning Commission and all you've done. All of you."

Mr. Edward Southard: "Thank you."

Council Member J. Schurlknight: "Madam Chairman I'd also like to say thank you to Eddie; Eddie is my appointee to the Commission and to all the other Commissioners out there because I know it is a tough job and I feel for you. Y'all come up with some real good decisions and you give this Council some real good guidance that we can move forward with this thing. I know y'all have opened my eyes and caused me to look more broader at different issues just through y'all's suggestions and comments. Thank y'all for that."

Mr. Edward Southard: "Thank you."

Chairman C. Davis: "Is there any more discussion? Can I have a motion?"

Committee Member P. Farley: "So move."

Committee Member T. Callanan: "Second."

Chairman C. Davis: "I have a motion and a second. Now is there anymore discussion? (No Response) Hearing none, all in favor, say 'Aye'. (Ayes) Opposed? (No Response). Motion carries."

It was moved by Committee Member P. Farley and seconded by Committee Member T. Callanan to **approve** consideration prior to **First Reading** of an **ordinance** adopting the **2010 Comprehensive Plan update** for the County of Berkeley, pursuant to the State of South Carolina Comprehensive Planning Enabling Act of 1994. The motion passed by unanimous voice vote of the Committee.

Chairman C. Davis: "I'd like to entertain a motion to adjourn."

Committee Member P. Farley: "So move."

Committee Member S. Davis: "Second"

Chairman C. Davis: "I have a motion and a second. All in favor, say 'Aye'. (Ayes) We stand adjourned."

It was moved by Committee Member P. Farley and seconded by Committee Member S. Davis to **adjourn** the Committee on Planning and Development meeting. The motion passed by unanimous voice vote of the Committee.

The meeting ended at 8:56pm.

May 9, 2011

Date Approved

**COMMITTEE ON PLANNING AND DEVELOPMENT**

(Standing Committee of Berkeley County Council)

Chairman: Mrs. Cathy S. Davis, District No. 4

Members: Mr. Phillip Farley, District No. 1  
Mr. Timothy J. Callanan, District No. 2  
Mr. Dennis L. Fish, District No. 5  
Mr. Steve C. Davis, District No. 8

Mr. Robert O. Call, District No. 3, ex officio  
Mr. Jack Schurlknight, District No. 6, ex officio  
Mr. Caldwell Pinckney, District No. 7, ex officio  
Mr. Daniel W. Davis, Supervisor, ex officio

A **meeting** of the **COMMITTEE ON PLANNING AND DEVELOPMENT**, Standing Committee of Berkeley County Council will be held on **Monday April 11, 2011, at 6:04 p.m.**, following other scheduled committee meetings in the Assembly Room, Berkeley County Administration Building, 1003 Highway 52, Moncks Corner, South Carolina.

**AGENDA**

**APPROVAL OF MINUTES**

**May 11, 2010**

**A. Consideration** prior to **First Reading** of an **ordinance** adopting the **2010 Comprehensive Plan update** for the County of Berkeley, pursuant to the State of South Carolina Comprehensive Planning Enabling Act of 1994.

[Staff recommended approval]

[Planning Commission recommended approval – Resolution Attached]

April 6, 2011

S/Barbara B. Austin, CCC  
Clerk of County Council